

Approved

MINUTES OF THE REGULAR MEETING OF THE GRANTSVILLE CITY COUNCIL, HELD ON SEPTEMBER 2, 2020 AT THE GRANTSVILLE CITY HALL, 429 EAST MAIN STREET, GRANTSVILLE, UTAH. THE MEETING BEGAN AT 7:00 P.M.

Mayor and Council Members Present:

Mayor Brent Marshall
Jewel Allen
Jeff Hutchins
Darrin Rowberry
Scott Stice
Krista Sparks

Appointed Officers and Employees Present:

Christine Webb, City Recorder
Brett Coombs, City Attorney
Jacob Enslen, Police Chief
James Waltz, Public Works
Sherrie Broadbent, Finance Director
Timm Dixon, City Engineer
Andy Jensen, Building Official
Jesse Wilson, Treasurer/HR
John Ingersoll, City Librarian

Citizens and Guests Present:

Susan Gibney Johnsen
Alex
Salinda Horrocks
Krista Hutchins
Debbie Spilman
Corinna M.
Tyler Johnson
Anderson
Gary

Mayor Marshall asked Timm Dixon to lead the Pledge of Allegiance.

Mayor Marshall introduced Mr. Dixon to the Council. He is the new City Engineer.

AGENDA:

1. Public Comments.

Mayor Marshall asked Christine if she had received any emailed public comments. She answered that she had not. The Mayor asked if there were any comments from the public. No comments were offered.

2. Summary Action Items.

- a. Approval of Minutes from the August 19, 2020 Regular Meeting.
- b. Approval of Bills for the amount of \$871,115.67.

Councilman Hutchins requested a correction to the minutes on page four.

Motion: Councilwoman Sparks made a motion to approve the summary action items.

Second: Councilman Hutchins seconded the motion.

Vote: The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

3. Consideration of approval of a new City logo.

Mayor Marshall stated the logo with the highest vote (55.8%) was Logo 1 which had the mountains. The next closest one was option number 3 which was the “G” with 22.7%. Option 2 received 21.5% of the votes. Mayor Marshall asked if the Council wished to approve one of these or if they wanted something different.

Councilman Hutchins commented that the public has spoken and was inclined to vote for option 1. Councilwoman Sparks pointed out that it was just the Facebook public that spoke. She was approached by a few people that did not know anything about it until they saw it on Facebook and were disappointed with the three choices. She explained that one person she spoke with has contact with some designers that would be willing to give some other options pro bono. She reported that she like option 1, but likes the font of option 2 better and would prefer that the mountains look like Deseret Peak. Councilman Stice, Councilman Rowberry, and Councilwoman Allen agreed with her. Councilman Hutchins suggested contacting the person who submitted it and see if they can make a couple of tweaks to it. He stated he would vote for option 1 based on the results of the poll.

Motion: Councilwoman Sparks made a motion to table this item until they can have discussion with the artist on some changes.

Second: Councilman Stice seconded the motion.

Discussion: Councilman Hutchins asked if the logo is holding up the website. Sherrie Broadbent answered they are waiting on the logo for the design of the website.

Vote: The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

4. Consideration to approval of CARES Act Small Business Grant Program.

Sherrie Broadbent reported she and Mayor Marshall have worked with Tooele County and Tooele City to draft this program. She reviewed the guidelines to qualify for the program. Some of the requirements that need to be met are: having an active business license as of April 1st, current on their property taxes, and have less than fifty employees. She believed that Tooele City is planning on having more than one round. She stated we are planning on doing one round because we do not have the staff to process more than one. We will have a longer timeline and do it in one shot.

Mrs. Broadbent explained the applications will be scored by a committee. The committee will put together a list of businesses approved for the grant and then it will come to the City Council for approval. Mayor Marshall stated he has asked Councilman Stice to sit on the committee because of his accounting background. Mrs. Broadbent reported Steve Rowley, our auditor, will be on the committee as well. She added that we want at least three people on the committee, but can have more than three.

Motion: Councilman Hutchins made a motion to approve a CARES Act Small Business Grant Program.

Second: Councilman Rowberry seconded the motion.

Vote: The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

5. Consideration of approval to hire a Building Inspector III.

Mayor Marshall stated this is an entry-level position. Jesse Wilson explained they have talked about replacing Katrina who is the permit technician. She has accepted a job with the Bureau of Land Management. Jesse expressed what an asset she has been. The proposed position will take hers and combine it with the job description for another building inspector. The new building inspector will also be the permit technician. They will also eventually be certified to do inspections as well.

The Council discussed this position. It was clarified that this is a grade three, entry level position. The person hired will work on their certifications when there is less building going on.

Motion: Councilwoman Sparks made a motion to approve hiring a Building Inspector, Grade III.

Second: Councilman Stice seconded the motion.

Vote: The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

6. Consideration of Ordinance 2020-25 amending the official zoning map of Grantsville City, Utah to rezone twenty (20) acres for Trent and Justine Tolman located at 424 South Nygreen Street to go from an RR-5 zone to an RR-1 zone.

Trent and Justine Tolman were not present.

Councilman Stice commented on the discussion from the Planning Commission Meeting about minor subdivisions vs. major subdivisions and the sewer. He pointed out they have turned down a few people because of sewer issues. Councilman Hutchins commented the Planning Commission clarified this is for a rezone. He felt the owners should be aware of what will be ahead if they submit plans for a minor or major subdivision.

Motion: Councilman Stice made a motion to table Ordinance 2020-25 amending the official zoning map of Grantsville City, Utah to rezone twenty (20) acres for Trent and Justine Tolman located at 424 South Nygreen Street to go from an RR-5 zone to an RR-1 zone until they can be present.

Second: Councilwoman Allen seconded the motion.

Vote: The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

7. Consideration of Ordinance 2020-26 amending the Goals and Policies in the Land Use section of the Grantsville City General Plan.

Mayor Marshall stated this was an addition of one sentence. He reported the change was: “Allow the sizes of lots/units within a subdivision to vary from the zoning requirement while maintaining the overall zoning density of the parcel to provide Improved Open Space through the Planned Unit Development (PUD) Process.”

Motion: Councilwoman Allen made a motion to approve Ordinance 2020-26 amending the Goals and Policies in the Land Use section of the Grantsville City General Plan.

Second: Councilwoman Sparks seconded the motion.

Vote: The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

8. Consideration of a noise variance for the “Roll N Rave” at UMC.

Salinda Horrocks was present on Zoom. She explained UMC is requesting a noise variance as a precaution for a concert they have planned. This is a drive-in concert style event and will take place on September 11th and 12th. It is called “Roll N Rave”. Ms. Horrocks stated they are asking for the noise variance because there are some homes that are about 1.5 miles away from the track that may be affected. She reported they are willing to do whatever they need to do to take care of those residents to make sure this does not bother them.

Mayor Marshall asked if they will be shut down by 12:15 am. Ms. Horrocks answered the event is supposed to end around 12:30 am and be done by 1:00 am. Councilman Stice pointed out the flyer says ends at 12:15 and that it is in Erda. Ms. Horrocks said she will speak with the promoter and have the location fixed. Mayor Marshall and Ms. Horrocks explained the concept of the concert and how it is planned to take place. Councilman Hutchins commented that he was concerned about which direction the stage and speakers face. With Country Fan Fest the stage faces south which has the least amount of disruption to those living in the area. Ms. Horrocks reported the stage faces west for this event. She stated after they made the initial investment, they realized it would have been better to have the stage face south. She added that moving forward any event in that area will be facing south.

Councilwoman Allen inquired how compliant people are with the mask mandate at the track. Ms. Horrocks answered it has gone surprisingly successful. She reported they had Nascar at the racetrack in June and the fans did very well with wearing the masks and social distancing.

Motion: Councilman Stice made a motion to approve a noise variance for the “Roll N Rave” at UMC which will end at 12:30 am.

Second: Councilwoman Allen seconded the motion.

Discussion: Councilman Hutchins asked what they have in mind for the residents that may be affected. Ms. Horrocks answered that if they get complaints, they will offer a night’s stay at a local hotel or motel. She asked that if there are complaints, that they come to UMC so they can take care of them.

Vote: The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

9. Consideration of allowing Karla & Terry Baum to use the concessions stand at the ballpark as a commissary for their food truck.

Karla and Terry Baum were present. Karla stated they have an establishment in West Haven known as The Soda Shop, That Hot Dog Place, or Granny's Shakes. She reported that it is eighty miles away and it is too much of a drive for her to make each day. She would like to bring the product to her town. She explained that she has all of her licensing except the Board of Health permit. She said in order to receive her permit from Tooele County Health Department, she is required to have a commissary. Mrs. Baum read the definition of commissary. She stated she knows for a fact that the concessions stand at the baseball park is empty and can accommodate them for their commissary. She felt this is the only way she can have her business in Grantsville.

Councilman Stice asked what we will do when baseball starts up again. Mrs. Baum answered that will not be a problem because she already knows where they store their stuff and hers will be stacked in a different place. Her trailer already has a freezer, refrigeration, and storage. This will provide her with a place for storage and to wash out the truck.

Councilman Hutchins stated he was all for this. He suggested allowing this for twelve months without taking rent and then re-evaluating to see if there is an increase in the cost for the power. Mr. Coombs commented the City owns the property and will be essentially leasing it out to a private individual. He expressed concern that we are not making it available to others. Mayor Marshall brought up insurance. Grantsville City will need to be listed as an additional insured. Councilwoman Allen felt we should draft a contract and then establish a small amount for rent. Councilman Stice suggested going three months rent-free and then reviewing the cost to the City.

Motion: Councilman Hutchins made a motion to allow Karla & Terry Baum to use the concessions stand at the ballpark as a commissary for their food truck with the following stipulations: the City will review the costs after three months, the lease will run for twelve months, they will add the City as an insured and provide a copy to the City, and Attorney Coombs will draft a lease agreement.

Second: Councilwoman Allen seconded the motion.

Vote: The vote was as follows: Councilman Rowberry, "Aye", Councilwoman Allen, "Aye", Councilman Hutchins, "Aye", Councilman Stice, "Aye", and Councilwoman Sparks, "Aye". The motion carried.

10. Consideration of Resolution 2020-67 an extension of proclamation declaring a local emergency #2.

Mayor Marshall explained that as long as we have the emergency proclamation in place, we will be allowed to receive funding from the CARES Act Program. He pointed out the City has paid for things first and then been reimbursed. He explained the system the City has in place to track spending.

Motion: Councilman Hutchins made a motion to approve Resolution 2020-67 extension of proclamation declaring a local emergency #2 with an end day of January 31, 2021.

Second: Councilwoman Allen seconded the motion.

Vote: The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

11. Closed Session (Personnel, Real Estate, Imminent Litigation).

The Council did not go into a closed session.

12. Adjourn.

Mayor Marshall stated he has been asked by developers that we allow them to start some of their additional phases because they run out of sellable lots. With winter coming they don't have the opportunity to get all of their infrastructure in. They do not want to get approval for the plat; they just want to be able to move forward. There will be something on an upcoming agenda for consideration.

Motion: Councilwoman Allen made a motion to adjourn. Councilwoman Sparks seconded the motion. The meeting was adjourned at 8:05 p.m.